

Main Matter 2: The duty to Co-operate

Representor 202 - Headington Heritage/Mark Pott

Introduction

This representation is intended to address general scope issues required for the June 11th Initial Hearings, with references to the main representations where appropriate.

All page references are found by “Go to page” functionality in PDF readers, not those of the table of contents page.

Housing needs and the housing requirement – Issues

Housing needs and the housing requirement

- 1. Who has the Council engaged with in terms of housing needs and the housing requirement. When did this take place and what form did it take?*
- 8. How and when did the Council discuss the conclusions of the HENA, the estimate of capacity, the resultant housing requirement and the implications for unmet need?*
- 12. If so, taking each in turn, who has the Council engaged with? How and when did this engagement take place? What is the outcome of this engagement?*

Overall

- 13. In overall terms has the Council engaged constructively, actively and on an ongoing basis in maximising the effectiveness of the preparation of the Local Plan?*

The Duty to Co-operate

Location Overview

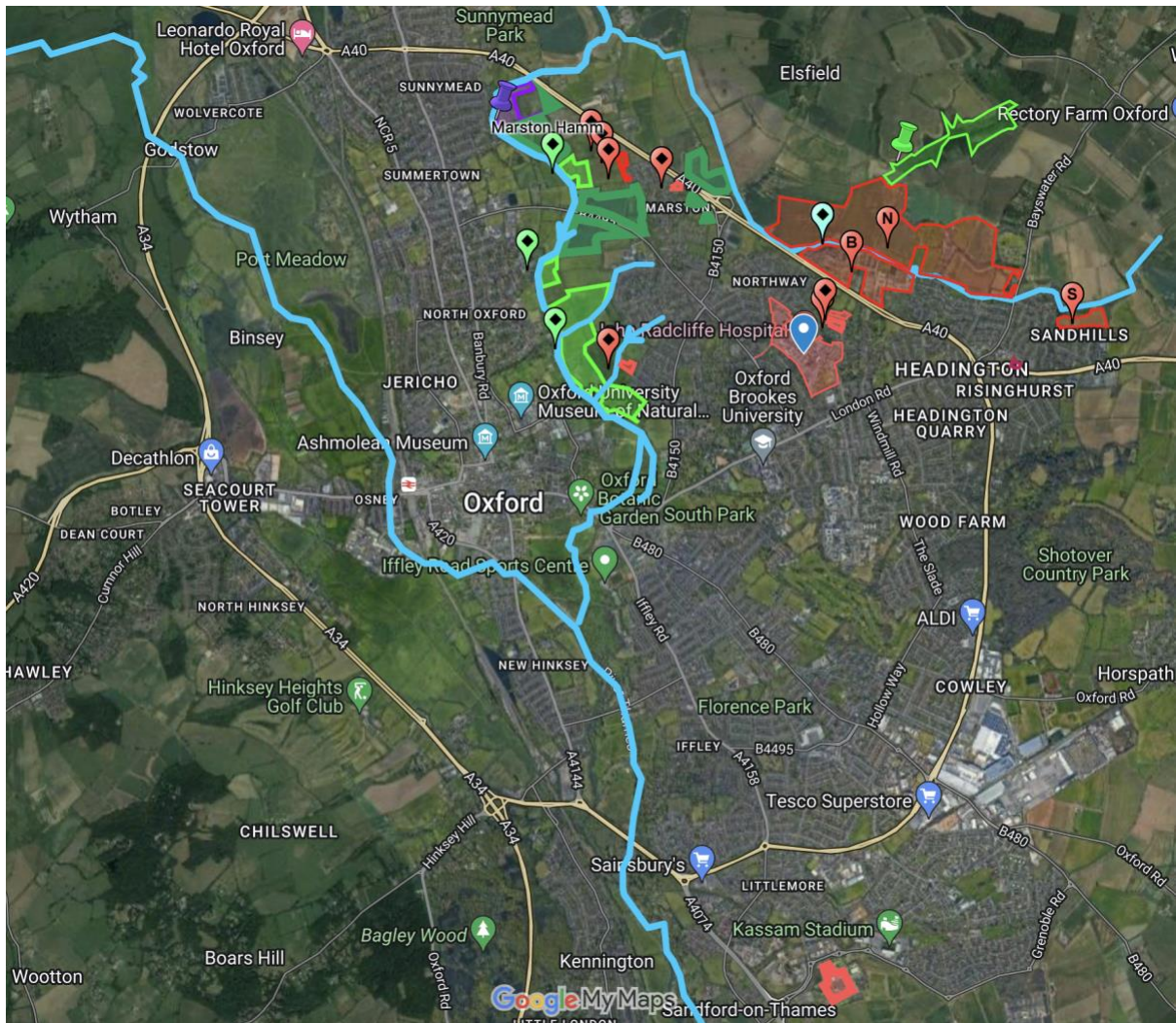


Figure 1 Overview of Developments Near Headington and Oxford SWT

The Oxford SWT is shown at the base of the map to the east of the Thames next to Sandford-on-Thames.

The SODC developments are marked N (LNBB) and S (Sandhills Field) above in NE corner, with the Barton Park Development (still under construction) as B, all discharging into the same catchment and sharing the same transport infrastructure.

Interactive Google Map: <https://www.google.com/maps/d/edit?mid=1OeuAs-lqERWbwbufLu60AwcFj3XIB-N2&usp=sharing>

The Duty To Co-operate Not Discharged

The duty to cooperate has not been discharged in particular, with Oxfordshire District Council, (SODC) where for example the proposed Land North of Bayswater Brook (1100-1500 houses) will share with Barton Park (900 homes) and Sandhills Field (30 houses):

- The same river catchment upstream of Oxford, and same sewage system discharging at Oxford Sewage Treatment Works (SWT) near Grenoble Road as per below
- The same transport infrastructure
- Green space and facility access (to a degree)

There is no indication either in the National Highways or Thames Water responses that the cumulative effects have been brought to their attention, therefore to duty to cooperate has not been discharged.

The responses are individual to the proposed development with no overall consideration as to the cumulative impacts, although Thames Water PRIOR to the most recent Local Plans, had indicated, in 2020, a £130m upgrade would be required due to capacity and groundwater issues.

HENA Co-operation Issues

The HENA calculation is based on a set of mainly generic metrics and calculations ignoring most of the special factors in Oxford failing to:

- Engage and collect evidence from four top employers – OUHT, (Hospitals), Oxford University, Brookes University, BMW re expansion plans, the main drivers for housing need in Oxford through employment growth
- Understand the very special demographics (Universities, Hospitals) which substantially influence housing provision due to unusual profile of health professionals, academics and students which impacts greatly on housing and other accommodation provision.

HENA Representations

The HENA representations received by the Council in reply to the consultation were recorded, but not acted or commented on therefore this was procedurally deficient.

Ref: 202 Headington Heritage Part 1 PDF p.9, Appendix – Policy H1 – HENA Objection to Housing and Economic Needs Assessment, Cherwell District and Oxford City Councils HENA PDF p.41

****See also HENA response to Main Matter 3**

Mark Pott

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Date: 17/05/2024